

FOR LEASE



Unit 41, 9 Hoyle Avenue, CASTLE HILL 2154

257sqm UNIT IN MODERN COMPLEX - LOADS OF ONSITE & STREET PARKING

- The best complex in Castle Hill
- 169sqm high clearance warehouse
- 88sqm light filled & A/C office
- Kitchen & bathroom on both floors
- Plenty of staff & visitor parking



Location

Positioned in the heart of the Castle Hill Trading Zone. Moments from Windsor Road, M2 and the M7 Motorway, cafes, Bunnings & gyms. Norwest Business Park restaurants & shops are only streets away.

Description

Modern high clearance warehouse, arguably in the best complex the Castle Hill Trading Zone has to offer. Glazed window frontage allows plenty of natural light with a leafy outlook and private feel with wide driveways and well distanced set back from opposite units.

Great parking onsite, café next door and unlimited street parking out the front. Easy access to M2 and Norwest and metro station makes this property in high demand.

Property Type:	Industrial
Office m²:	88
Warehouse m²:	169
Total Area m²:	257
Rent:	\$65,500 net + outgoings + GST
Outgoings pa:	Payable by tenant
GST	All prices are exclusive of GST
Parking Spaces:	6
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